



OLD VALUES - NEW HORIZONS  
**COMMUNITY DEVELOPMENT**

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**Conservation Commission Agenda**  
**October 8, 2020**  
**7:30 pm @ Community Development Department\***

**Attendance**

**Miscellaneous Items:**

- Trails committee meeting discussion
- Historic Committee donation/ Campbell Farm
- Town Budget
- Bylaw workshop scheduling
- Fosters pond Tree cutting

**ZBA:**

**Case #29-2020: Parcel(s) 11-C-180**

**Applicant - DADE Realty Trust – Daniel J. Enxing**

**Owner - DADE Realty Trust – Daniel J. Enxing**

**Location – 19 Enterprise Drive**

**Zoning District – Business Commercial A District and Cobbetts Pond & Canobie Lake**

**Watershed Protection Overlay District (WPOD)**

Variance Relief is requested from **Section 605.1**, to allow the use of a single family dwelling that is not a permitted use in the Business Commercial A district.

**Case #30-2020: Parcel 8-C-30**

**Applicant - The Dubay Group, Inc. – Karl Dubay, PE**

**Owner - PK Sawyer, LLC**

**Location - 67 Rockingham Road**

**Zoning District - Business Commercial A District (CDA) & Wetlands Watershed Protection District (WWPD)**

Variance relief is requested from **Section(s) 401, 402, 601.3, 601.4.6, 605.1, 702 and Appendix A-1**; Specifically from **Sec. 401** to allow reversion and increase of the existing non-conforming apartment use from 2 units to 4 units, where no increase in the extent of the non-conforming use is allowed in the Commercial District A (CDA). And from **Sec. 402** to changing the use of the existing building having both residential and office intermixed use to revert to full residential use, where it shall not again be changed to a more non-conforming use in CDA. And from **Sec. 601.3** to allow a reconfiguration of 1,304 sf of 6 existing parking spaces within the WWPD to 972 sf of 6 parking spaces in the WWPD and 1,480 sf portion of proposed carriage style residential building in the WWPD, where such use is not permitted. And from **Sec. 601.4.6** to allow the portions (600 SF) of the existing septic system to remain and be rebuilt within the WWPD, where such use is not permitted. And from **Sec. 605.1** to

allow the residential use in the existing and proposed buildings, where such use is not permitted in CDA. And from **Sec. 702 Appendix A-1** to allow the existing building a 30' front yard setback where 75' is required.

**Planning Board:** N/A

**Intent to cut Applications:** N/A

**DES Permits & Correspondence:**

**Campbell Farm Discussion:**

**Clyde Pond Updates:**

**Deer Leap/ Moeckel Pond Updates:**

**Meeting Minutes Review and Approve – 9/24/20**

**Non-Public per RSA 91-A: 3 (d) & (1)**

**Adjournment**

\*PLEASE NOTE: in keeping with “social distancing” we are holding this meeting by way of “Zoom”. Most of Conservation Commission members will not be in the room but will be using the “Zoom” platform. We encourage the public to watch the meeting on cable and if you have questions you may call the conference phone at [965-1241](tel:965-1241). All the members participating will be able to hear you and your questions will be answered. As always you may attend the meeting, the room is limited to 10 people.

Next meeting: October 22, 2020

Agenda items and order may be modified at the discretion of the Commission